

**REAL ESTATE BOARD  
MINUTES  
MADISON, WISCONSIN  
SEPTEMBER 23, 1999**

**PRESENT:** James R. Imhoff (arrived at 10:25 a.m.), Richard Hinsman, Richard Kollmansberger, Bettye Lawrence, Harold Lee, and Jerome Nelson.

**EXCUSED:** Nancy Gerrard

**STAFF PRESENT:** Cletus Hansen, Donald Rittel, Jan Neitzel; Division of Enforcement staff were present for portions of the meeting.

**GUESTS:** Rick Staff, WRA

**CALL TO ORDER**

The meeting was called to order at 10:14 a.m. by Richard Hinsman, Vice Chair, upon confirmation that the public notice was timely given. A quorum was present.

**AGENDA**

**MOTION:** Jerome Nelson moved, seconded by Harold Lee, to adopt the agenda as published. Motion carried unanimously.

**MINUTES (8/26/99)**

**MOTION:** Bettye Lawrence moved, seconded by Richard Kollmansberger, to approve the minutes as written. Motion carried unanimously.

**ADMINISTRATIVE REPORT**

**Secretary Cummings' Report**

Secretary Cummings was not available.

**Division Administrator's Report**

- Board Roster

The Board received a copy of the August 1999 roster. Noted.

- Meeting Dates for 2000

The Board received a copy of the meeting dates for the year 2000. Noted.

Jim Imhoff arrived and chaired the remainder of the meeting.

## **LEGISLATIVE UPDATE**

### **Bills Relating to Real Estate Regulation**

Clete Hansen advised the Board that the budget has not been passed by the legislature.

Rick Staff reported that Senator Chvala is continuing to work on “Megans Law Bill” relating to revealing the names of sex offenders.

## **MISCELLANEOUS CORRESPONDENCE/INFORMATION**

The Board discussed the copy of the August 1999 Real Estate Trends relating to referral fees.

### **Letter from Colorado re: Reciprocity**

Clete Hansen discussed the August 24, 1999, letter from Michael Gorham, Director of the Colorado Real Estate Commission, relating to reciprocity between Colorado and Wisconsin. Mr. Hansen stated that reciprocity, as proposed by Colorado, is not possible at this time because of the education and examination requirements in Wisconsin.

## **NEW BUSINESS**

Nothing to report.

## **PUBLIC COMMENT**

Nothing to report.

## **RECESS TO CLOSED SESSION**

**MOTION:** Jerome Nelson moved, seconded by Richard Hinsman, to convene the meeting in Closed Session pursuant to Sections 19.85(1)(a), (b), and (f), Wis. Stats., to consider the licensing or discipline of a person licensed by the Department or the investigation of charges against such a person. Specifically, to discuss the issue of case status reports, case closings, monitoring reports, deliberations on stipulations that may be signed after printing of the agenda, and disciplinary proceedings. Motion carried unanimously by a roll call vote: Richard Hinsman-yes; Richard Kollmansberger-yes; Bettye J. Lawrence-yes; Harold Lee-yes; Jerome M. Nelson-yes; James R. Imhoff-yes. Motion carried unanimously.

Open Session recessed at 10:30 a.m.

The Board received a copy of the Division of Enforcement Case Status Report. Noted.

Deliberation on Proposed Stipulations or Disciplinary Actions that May be Signed After Printing of Agenda.

The Board deliberated on case closings, stipulations, monitoring issues, and an administrative warning.

Final voting on these issues was conducted in Open Session.

### **RECONVENE IN OPEN SESSION**

**MOTION:** Jerome Nelson moved, seconded by Harold Lee, to adjourn the Closed Session and to reconvene in Open Session at 10:50 a.m. Motion carried unanimously.

### **VOTING ON ITEMS CONSIDERED OR DELIBERATED UPON IN CLOSED SESSION**

#### **STIPULATIONS**

##### **Lacinda G. Gerke (La Crosse, WI)**

**MOTION:** Richard Kollmansberger moved, seconded by Richard Hinsman, to accept the Stipulation, Findings of Fact, Conclusions of Law and Order in the disciplinary matter involving Lacinda G. Gerke. Motion carried unanimously.

##### **Cletus H. Schey (Minocqua, WI)**

**MOTION:** Harold Lee moved, seconded by Bettye Lawrence, to accept the Stipulation, Findings of Fact, Conclusions of Law and Order in the disciplinary matter involving Cletus H. Schey. Motion carried unanimously.

##### **Timothy L. Steinfadt (Onalaska, WI)**

**MOTION:** Bettye Lawrence moved, seconded by Jerome Nelson, to accept the Stipulation, Findings of Fact, Conclusions of Law and Order in the disciplinary matter involving Timothy L. Steinfadt. Motion carried unanimously.

#### **CASE CLOSINGS**

**MOTION:** Harold Lee moved, seconded by Richard Hinsman, to close the following cases presented by the Division of Enforcement for closing. Motion carried unanimously.

99 REB 048 Michael a. Guerino	P1 (Minor Violation)
99 REB 146 Jeanette R. Noble	No Violation
99 REB 146 First United Real Estate	No Violation
99 REB 146 Randall Borman	No Violation
99 REB 099 Thomas E. Hass	No Violation

99 REB 099	Thomas D. Sitz	No Violation
99 REB 070	Gerald Fudala	P1 (Minor Violation)
99 REB 070	Anthony Bogdanovich	P1 (Minor Violation)
99 REB 070	Century 21 Lakeland Group Inc.	P1 (Minor Violation)

## **MONITORING REPORT**

### **Tou X Lee (Oshkosh, WI)**

**MOTION:** Bettye Lawrence moved, seconded by Harold Lee, to revoke the limited license of Tou X. Lee. Motion carried unanimously.

### **Tobin Sauro (St. Paul, MN)**

**MOTION:** Harold Lee moved, seconded by Richard Kollmansberger, to approve the request from Tobin Sauro to extend the education requirement date to October 15, 1999. Motion carried unanimously.

### **Edward J. Mooney (Genoa City, WI)**

**MOTION:** Bettye Lawrence moved, seconded by Richard Kollmansberger, to reinstate the license of Edward J. Mooney. Motion carried unanimously.

### **Randy Krynski Hartland, Wi)**

**MOTION:** Richard Kollmansberger moved, seconded by Jerome Nelson, to reinstate the seller's license of Randy Krynski. Motion carried unanimously.

### **Administrative Warnings**

The Board discussed the request to review an administrative warning and directed Clete Hansen to send a letter inviting the attorney and respondent to the October 28, 1999, board meeting.

## **ADJOURNMENT**

By consensus, the meeting adjourned at 10:53 a.m.